King County Home Sales

By: Konnor Clark

Overview and Business Understanding

You and your real estate agency assist homeowners in buying and selling their home.

You would like to provide your homeowners advice about how renovations may increase the value of their home.

Business Questions

- What features of a home increase its value?

- Which features increase a home's value the most?

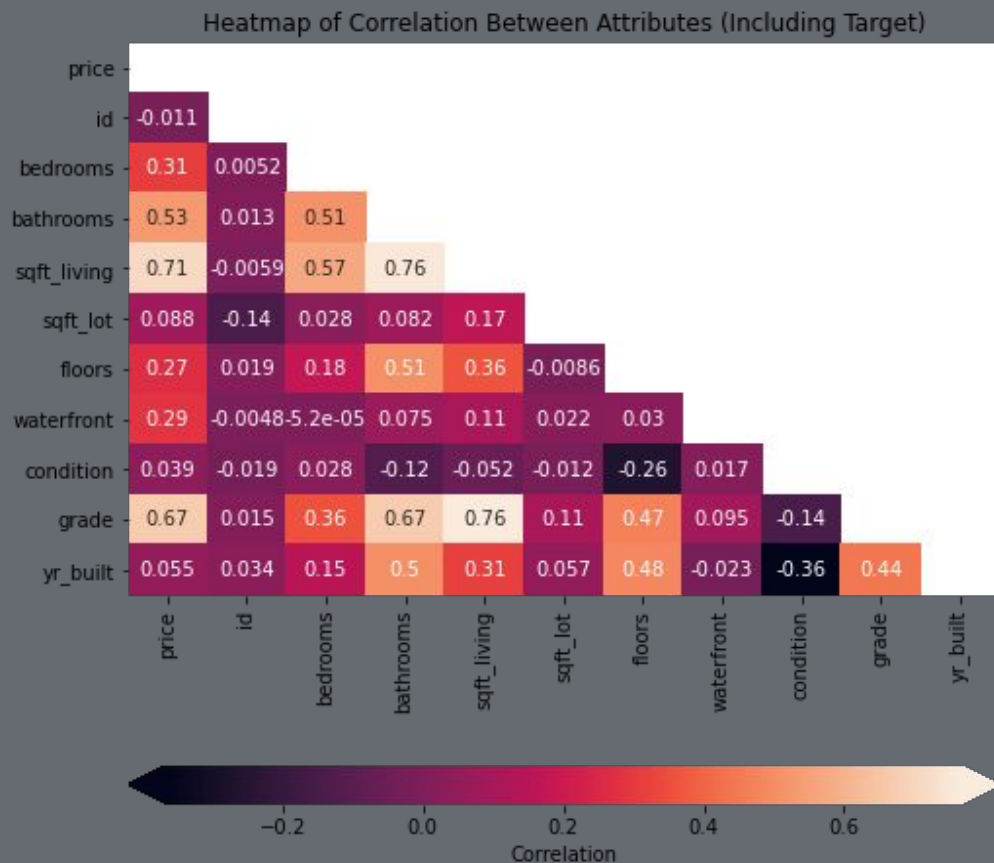- By what amount could these features increase a home's value?

Data Understanding and Analysis

This data comes from the uses the King County House Sales dataset from 2014-2015.
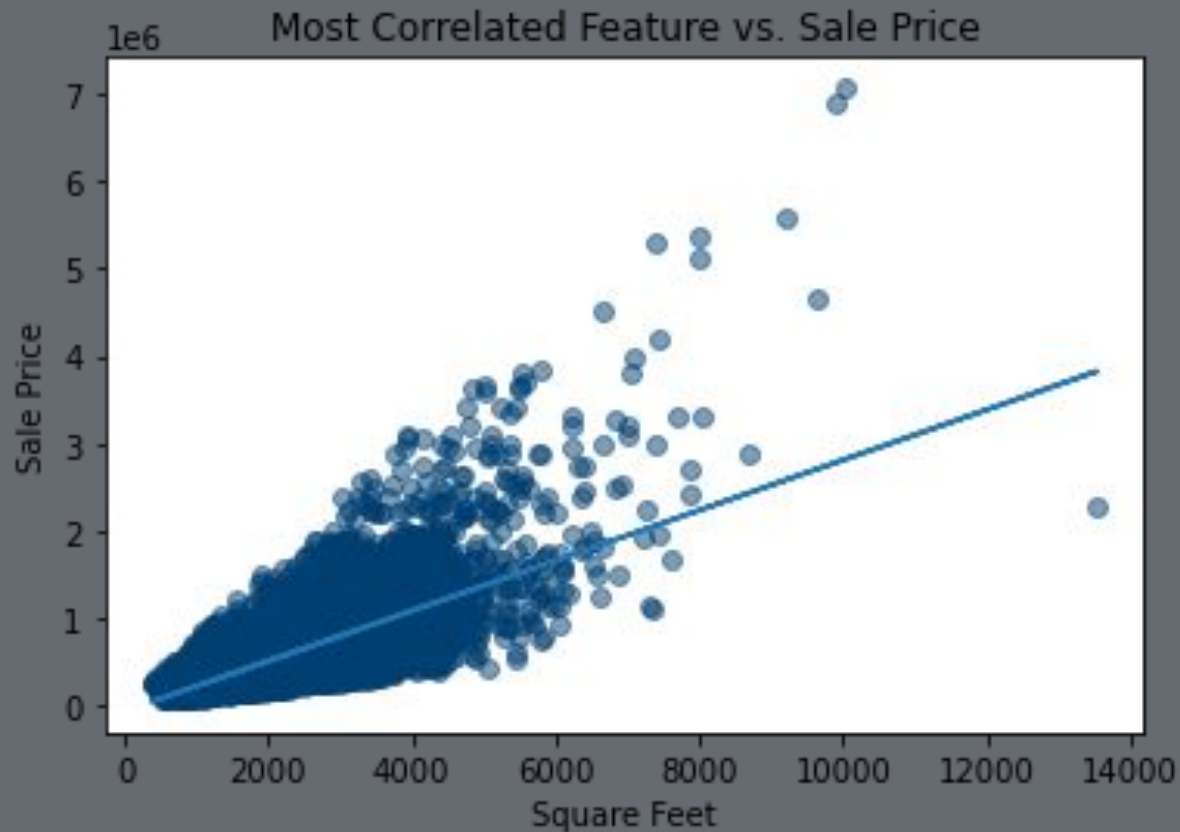
The primary columns from this database were:

- Square Feet (Living Space)
- Bedrooms
- Bathrooms
- Square Feet (Lot Size)
- Floors
- Waterfront
- Condition (related to maintenance of the home)
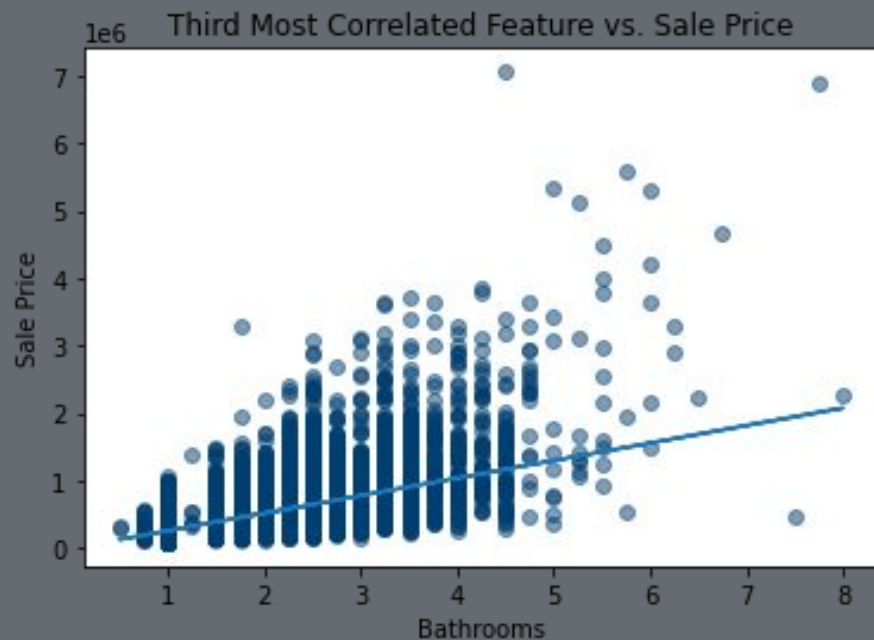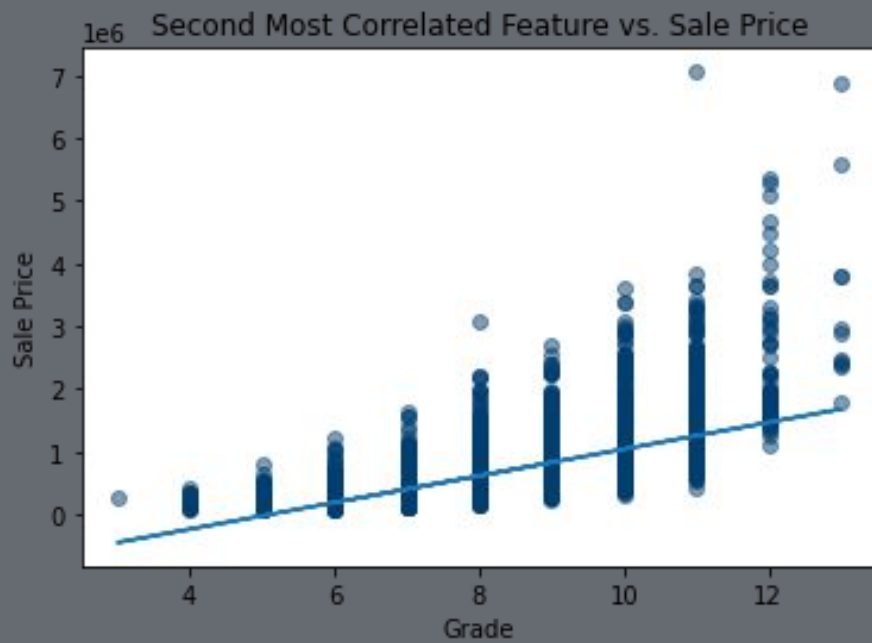- Grade (related to the construction and design)

Data Understanding and Analysis

Heatmap of Correlation Between Attributes (Including Target)

Data Understanding and Analysis

Most Correlated Feature vs. Sale Price

Data Understanding and Analysis

Recommendations

The three home features below will provide the largest value:

- ○ Square Feet: Each square foot of living space could increase your home's value by $182

- ○ Grade: Increasing the grade of your home (the construction quality and design) could increase your home's value by $127,477

- ○ Bathrooms: Each additional bathroom could increase your home's value by $50,786.

Next Steps

- The model is not fully accurate, so professional evaluations and adjustments by experts in the field are still needed, especially considering comparative homes of the area in question.

- To improve the accuracy of this model, more data is needed, perhaps especially from home sales closer to the present day.

- Looking at data from a period of time longer than two years may also prove more accurate a model.

Thank you

I would be happy to answer any questions

You may find my contact information below: